



Financial Management Department
Purchasing Division
1112 Manatee Avenue West, Ste 803
Bradenton, FL 34205
Phone: (941) 749-3014
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DATE: June 12, 2015

TO: ALL INTERESTED PROPOSERS

REFERENCE: REQUEST FOR PROPOSAL No. 15-1630CP, Concession Services at Jigg's Landing

ADDENDUM No. 2

Proposers are hereby notified that this Addendum shall be acknowledged within their proposal and shall be made a part of the above named Request for Proposal documents as if contained within the original.

The following items are issued to add to, modify, and clarify the Request for Proposals (RFP) documents. These items shall have the same force and effect as the original RFP documents. Proposals are to be submitted on the specified date, on or before the specified time, and shall conform to the additions and revisions listed herein.

- 1. Question: Upgrades: It appears that the county has invested quite a bit in upgrades at this park. Have the cabins or other new facilities been open to the public yet?**

Answer: The cabins and newer facilities have not been open to the public as of yet with the exception of the restrooms.

- 2. Question: Do you have any visitation numbers for the park?**

Answer: No.

- 3. Question: Have you determined a fee structure or method of setting fees? (RFP simply states that fees for cabin and boat rentals will be determined by the county.)**

Answer: Determined by the County in consultation with the vendor. Generally set by market. Currently set by Parks and Natural Resources Fee Schedule Ordinance.

- 4. Question: Is there any possibility of the contract holder increasing the investment by adding cabins or something. (Overnight rentals have a lot of fixed cost associated with them; so adding cabins - after an initial investment - would increase revenue with only very slight cost increases.)**

Answer: No current plans to do so. Future circumstances may allow consideration.

- 5. Question: Will the County be awarding multiple contracts for the services required in the Scope of Services?**

Answer: No, the County will award to one vendor. The vendor may use multiple subcontractors to offer the services. All subcontractors will need to be approved by the County.

6. **Question:** Will the County be making any further improvements to the Site?

Answer: The County will not make any further improvements with the exception of possibly providing some refrigeration equipment to the concession building.

7. **Question:** What is the square footage of the food/retail?

Answer: Estimated 1200sf, with an estimated 200sf outdoor dining area.

8. **Question:** Does the County have other qualified bidders who are interested and came to the site visit? (If you do, it may just be too late in this RFP timeline for us to jump in, evaluate, and put together a proposal.)

Answer: There were three potential vendors in attendance at the site visit/info conference. We do not qualify the bidders that attended. The site visit/info conference was non-mandatory, therefore the County encourages all interested parties to submit a proposal. Proposals will be accepted until June 29, 2015 at 4PM.

9. **Question:** Can the proposer schedule and promote events at the property? For example: a fishing tournament, etc.

Answer: With the permission of the Parks and Natural Resources Director for each and every event.

10. **Question:** Is the vendor responsible/encouraged to hold special events and promote use at the park? Does the county also promote events?

Answer: See response to Question #9. The County does not promote vendor sponsored events at the park.

11. **Question:** What are the usage levels of the park? The boat launch?

Answer: See response to Question #2

12. **Question:** How does the county plan to promote the cabin rentals? Is this the sole responsibility of the vendor?

Answer: Through our County Parks and Natural Resources website and other promotional materials. We assume the vendor will also promote them.

13. **Question:** For the store and concession, is the County looking for a vendor to provide prepared food as well as sundries and supplies?

Answer: The types of items to be provided is negotiable. The vendor is encouraged to suggest items they plan to sell in their proposal.

14. Question: What is the security like on site?

Answer: There is a gate at the park and the site is locked at night.

15. Question: What is the County's rate for kayak and canoe rentals? Small boat rentals?

Answer: There are no set rental rates for kayak, canoe and small boat rentals. All rental rates proposed will be reviewed and approved by the County.

All other terms and conditions of Request for Proposal 15-1630CP remain unchanged.

Proposals will be received until **June 29, 2015 at 4:00 P.M.** in the Purchasing Division Conference Room, 1112 Manatee Avenue West, Suite 803, Bradenton, FL 34205.

If you have submitted a proposal prior to receiving this addendum, you may request in writing that your original, sealed proposal be returned to your firm. All sealed Proposals will be opened on the date stated.

Sincerely,



Christine M. Pearson
Contracts Negotiator
MANATEE COUNTY GOVERNMENT

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